

**SNAPSHOT of HOME Program Performance--As of 09/30/08**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): Tarrant County Consortium State: TX

PJ's Total HOME Allocation Received: \$18,313,947 PJ's Size Grouping\*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State: 38			
<b>Program Progress:</b>							
% of Funds Committed	86.58 %	92.97 %	31	94.94 %	6	9	
% of Funds Disbursed	72.78 %	82.82 %	34	84.35 %	4	8	
Leveraging Ratio for Rental Activities	1.33	3.89	15	4.59	17	21	
% of Completed Rental Disbursements to All Rental Commitments***	40.83 %	81.38 %	33	81.38 %	6	5	
% of Completed CHDO Disbursements to All CHDO Reservations***	31.16 %	57.46 %	33	68.05 %	5	7	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	97.56 %	70.67 %	9	79.65 %	91	87	
% of 0-30% AMI Renters to All Renters***	56.10 %	37.06 %	12	44.76 %	77	72	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	96.07 %	1	94.31 %	100	100	
<b>Overall Ranking:</b>			In State:	29 / 38	Nationally:	9	13
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	\$19,057	\$13,899		\$25,245	41 Units	4.00 %	
Homebuyer Unit	\$6,768	\$9,312		\$14,395	636 Units	62.50 %	
Homeowner-Rehab Unit	\$16,742	\$29,885		\$20,186	321 Units	31.60 %	
TBRA Unit	\$7,319	\$3,715		\$3,142	19 Units	1.90 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tarrant County Consortium TX

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$36,902	\$64,410	\$16,742
<b>State:*</b>	\$49,529	\$58,417	\$32,549
<b>National:**</b>	\$88,539	\$71,594	\$22,853

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 0.3 %  
**National Avg:** 1.1 %

**R.S. Means Cost Index:** 0.82

<b>RACE:</b>	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	61.0	43.8	88.2	89.5
Black/African American:	26.8	15.4	5.0	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.3	0.3	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	2.4	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.8	0.0	0.0

### ETHNICITY:

Hispanic	9.8	39.6	6.5	10.5
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### HOUSEHOLD SIZE:

1 Person:	4.9	17.2	37.4	0.0
2 Persons:	24.4	18.6	31.8	5.3
3 Persons:	43.9	24.5	12.5	31.6
4 Persons:	17.1	22.0	10.3	36.8
5 Persons:	9.8	10.8	5.0	15.8
6 Persons:	0.0	4.5	2.2	0.0
7 Persons:	0.0	1.8	0.6	5.3
8 or more Persons:	0.0	0.6	0.3	5.3

### HOUSEHOLD TYPE:

Single/Non-Elderly:	4.9	22.8	9.7	10.5
Elderly:	0.0	1.0	52.6	0.0
Related/Single Parent:	70.7	28.7	15.3	42.1
Related/Two Parent:	17.1	42.2	19.0	47.4
Other:	7.3	5.4	3.4	0.0

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	12.2	0.2 <sup>#</sup>
HOME TBRA:	0.0	
Other:	9.8	
No Assistance:	78.0	

**# of Section 504 Compliant Units / Completed Units Since 2001** 7

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



# HOME PROGRAM SNAPSHOT WORKSHEET - RED FLAG INDICATORS

Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tarrant County Consortium

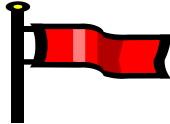
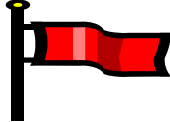
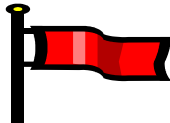
State: TX

Group Rank: 9  
(Percentile)

State Rank: 29 / 38 PJs

Overall Rank: 13  
(Percentile)

Summary: 3 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	40.83	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	31.16	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	97.56	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	3.95	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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